



**MEETING MINUTES
CITY OF FORT LAUDERDALE
PLANNING AND ZONING BOARD
CITY HALL – CITY COMMISSION CHAMBERS
100 NORTH ANDREWS AVENUE
FORT LAUDERDALE, FLORIDA
WEDNESDAY, DECEMBER 18, 2019 – 6:00 P.M.**

Cumulative

Board Members	Attendance	June 2019-May 2020	
		Present	Absent
Catherine Maus, Chair	P	6	1
Mary Fertig, Vice Chair (arr. 6:12)	P	6	1
John Barranco	P	6	1
Brad Cohen	P	6	1
Coleman Prewitt	P	7	0
Jacquelyn Scott	P	7	0
Jay Shechtman	P	7	0
Alan Tinter	P	7	0
Michael Weymouth	P	6	1

It was noted that a quorum was present at the meeting.

Staff

Ella Parker, Urban Design and Planning Manager
Shari Wallen, Assistant City Attorney
Linda Mia Franco, Urban Design and Planning
Yvonne Redding, Urban Design and Planning
Brigitte Chiappetta, Recording Secretary, Prototype, Inc.

Communications to City Commission

Motion made by Vice Chair Fertig, seconded by Mr. Prewitt, to communicate to the City Commission a request for a Staff presentation to the Planning and Zoning Board regarding Central City CRA efforts. In a voice vote, the **motion** passed unanimously.

I. CALL TO ORDER / PLEDGE OF ALLEGIANCE

Chair Maus called the meeting to order at 6:00 p.m. and the Pledge of Allegiance was recited.

II. APPROVAL OF MINUTES / DETERMINATION OF QUORUM

Motion made by Mr. Cohen, seconded by Mr. Tinter, to approve the minutes. In a voice vote, the **motion** passed unanimously.

III. PUBLIC SIGN-IN / SWEARING-IN

Members of the public wishing to speak on any Item on tonight's Agenda were sworn in at this time.

IV. AGENDA ITEMS

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<u>Case Number</u>	<u>Applicant</u>
1. R18025**	KT Seabreeze Atlantic, LP
2. PL19003**	401 Fourth, LLC
3. ZR19003* **	Town Development Co.

Special Notes:

Local Planning Agency (LPA) items (*) – In these cases, the Planning and Zoning Board will act as the Local Planning Agency (LPA). Recommendation of approval will include a finding of consistency with the City's Comprehensive Plan and the criteria for rezoning (in the case of rezoning requests).

Quasi-Judicial items ()** – Board members disclose any communication or site visit they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on quasi-judicial matters will be sworn in and will be subject to cross-examination.

Chair Maus noted a request for the deferral of Item 1, Case R18025, to the June 2020 Planning and Zoning Board meeting.

Motion made by Mr. Tinter, seconded by Ms. Scott, to defer Item 1 to the June date. In a voice vote, the **motion** passed unanimously.

2. CASE:	PL19003
REQUEST: **	Plat Review
APPLICANT:	401 Fourth, LLC.
PROJECT NAME:	Pete's Plat 401
GENERAL LOCATION:	401 NE 4 th Street
ABBREVIATED LEGAL DESCRIPTION:	Resub Block 31, North Lauderdale 5-25 B, Lots 20 through 24, less S 5 of said lots and less W 5 of N 102 of S 107 of Lot 20 & less E 5 of N 102 of S 107 of Lots 24 and less N 18 of Lots 20 through 24, Block 31
CURRENT	Regional Activity Center – City Center (RAC-CC)

ZONING:	District
CURRENT LAND USE:	Downtown Regional Activity Center
COMMISSION DISTRICT:	2 – Steven Glassman
CASE PLANNER:	Yvonne Redding

Disclosures were made at this time.

Robert Lochrie, representing the Applicant, stated that the request is for approval of a boundary plat. The site is currently occupied by a building that is undergoing renovations. The Applicant also proposes a new structure to the east of the existing building. The City has determined that the request meets all subdivision regulations and adequacy requirements.

Mr. Tinter observed that the area of the plat comes to approximately 20,000 sq. ft., while the plat restriction is for 30,000 sq. ft. Mr. Lochrie advised that there are no plans to build to 30,000 sq. ft. at this time. Mr. Tinter noted that if an addition to or expansion of the existing property is made in the future, the site could exceed 1000 trips per day, triggering a traffic study as part of Site Plan approval.

Motion made by Mr. Shechtman, seconded by Mr. Prewitt, to make the Staff Report part of the record. In a voice vote, the **motion** passed unanimously.

There being no further questions from the Board at this time, Chair Maus opened the public hearing. As there were no individuals wishing to speak on these items, the Chair closed the public hearing and brought the discussion back to the Board.

Motion made by Ms. Scott, seconded by Mr. Weymouth, to approve. In a roll call vote, the **motion** passed 8-0.

3. CASE:	R19069
REQUEST: **	Site Plan Level III Review: Waterway Use and Yard Modification for 6 Multifamily Units
APPLICANT:	Bexa, LLC.
PROJECT NAME:	View Pointe Hendricks
GENERAL LOCATION:	534 Hendricks Isle
ABBREVIATED LEGAL DESCRIPTION:	Victoria Isles 15-67 B Lot 26 Block 4
CURRENT	Residential Multifamily Mid Rise/Medium High Density